

Minutes

Santee City Council Community Development Commission Santee Public Financing Authority

**Council Chambers
10601 Magnolia Avenue
Santee, California**

April 23, 2008

This Regular Meeting of the Santee City Council, Community Development Commission and the Santee Public Financing Authority was called to order by Council/Commission/Authority Member Jack E. Dale at 7:03 p.m.

Council Members present were: Council/Commission/Authority Members Jack E. Dale, Brian Jones and John W. Minto. Mayor/Chairperson/Chair Randy Voepel and Vice Mayor/Vice Chairperson/Vice Chair Hal Ryan were absent.

Staff present were: Deputy City Manager/Director of Development Services Gary Halbert, City/Commission/Authority Attorney Shawn Hagerty, Finance Director/Treasurer Tim McDermott, Director of Fire and Life Safety Mike Rottenberg, Director of Community Services John Coates, Assistant to the City Manager Kathy Valverde, City Engineer Steve Cresswell, City Planner Melanie Kush, Santee Sheriff's Lieutenant Duncan Fraiser, Deputy City Clerk/Deputy Commission Secretary Patsy Bell, and Administrative Secretary Pam Coleman.

(Note: Hereinafter the titles Mayor, Vice Mayor, Council Member, City Manager, City Attorney, City Clerk and Deputy City Clerk shall be used to indicate Mayor/Chairperson/Chair, Vice Mayor/Vice Chairperson/Vice Chair, Council/Commission/Authority Member, City Manager/Executive Director/Secretary, City/Commission/Authority Attorney, City Clerk/Commission Secretary, Deputy City Clerk/ Deputy Commission Secretary.)

The **INVOCATION** was given by Pastor Brian Craig from New Heights Community Church and the **PLEDGE OF ALLEGIANCE** was led by City of Santee Human Resources Director Jodene Dunphy.

ADJOURNMENT IN MEMORY: SPC TENZIN L. SAMTEN (JOSHUA EDMUND MICHAEL RODRIQUES)

Council Member Dale presented the certificate to Joshua's mother Nita Stolte and brother Jeffrey Rundle.

PROCLAMATION: ALAN TUTHILL DAY – APRIL 24, 2008

Council Member Dale presented the proclamation to Alan Tuthill for his 12 years of service on SPARC (Santee Park and Recreation Committee); and Anita Bautista presented Alan with a lei.

Added Item:

CERTIFICATE OF RECOGNITION: SCOTT LARSON, RELAY FOR LIFE

Council Member Minto presented a certificate to Scott Larson for being the highest fundraiser for the American Cancer Society's Relay for Life event.

ITEMS TO BE ADDED, DELETED OR RE-ORDERED ON AGENDA:

Deputy City Manager/Director of Development Services Halbert requested item 1(D) be continued to the next meeting; and noted that staff would be requesting related item 2(A) to be continued after the public hearing was opened.

1. CONSENT CALENDAR:

- (A) Approval of Reading by Title Only and Waiver of Reading in Full of Ordinances on Agenda.**
- (B) Approval of Meeting Minutes:**
 - Santee City Council 4-9-08 Regular Meeting
 - Community Development Commission 4-9-08 Regular Meeting
 - Santee Public Financing Authority 4-9-08 Regular Meeting
- (C) Approval of Payment of Demands as Presented.**
- (D) Second Reading and Adoption of an Ordinance of the City Council of the City of Santee, California, Amending Chapter 16.26 of the Santee Municipal Code Relating to Development Impact Fees. (Relates to 2A) (Continued to 5/14/08)**
- (E) Approval of the Expenditure of \$107,306.56 to Pay for March 2008 Legal Services and Related Costs.**
- (F) Adoption of a Resolution Authorizing the City Manager to Execute the HOME Consortium Agreement with the County of San Diego for HOME Funds. (Reso 20-2008)**
- (G) Authorization to Purchase Three Ford Trucks with Add-ons per the State of California Contract at a Total Not to Exceed \$118,173.**

- (H) **Adoption of a Resolution Awarding the Bid to Par Electric for a Total of \$13,683.65 for Lighting Replacement at Fire Station 4 and Authorizing the City Manager to Approve Change Orders up to a Total Amount Not to Exceed \$2,000. (Reso 21-2008)**
- (I) **Adoption of a Resolution Updating Employer Pickup of Pre-tax Payroll Deduction Plan for Service Credit Purchases (Contribution Code 14). (Reso 22-2008)**

ACTION: On motion of Council Member Minto, seconded by Council Member Jones, the Agenda and Consent Calendar were approved as amended with all voting aye, except Mayor Voepel and Vice Mayor Ryan who were absent.

2. PUBLIC HEARINGS:

- (A) **Public Hearing to Adopt a Resolution Establishing the Fee Rate for the Regional Transportation Congestion Improvement Program (RTCIP) Mitigation Fee and Adjusting the Traffic Mitigation Fee Rate for Single and Multi-Family Residential Pursuant to Section 16.26.050 of the Santee Municipal Code. (Relates to 1D)**

The Public Hearing opened at 7:17 p.m. Deputy City Manager/Director of Development Services Halbert requested the item be continued to May 14, 2008.

PUBLIC SPEAKERS: None

ACTION: On motion of Council Member Minto, seconded by Council Member Jones, the Public Hearing was continued to May 14, 2008 with all voting aye, except Mayor Voepel and Vice Mayor Ryan who were absent.

(B) Public Hearing for Major Revision #2 to Conditional Use Permit (P68-11) to Add 25 New Mobile Home Spaces, Remove 26 Existing Mobile Home Spaces, and a Boundary Adjustment in the R2 (Low-Medium) Density Residential) Zone and Mobile Home Park Overlay District at 8712 Magnolia Avenue. Applicant: Cameron Brothers Construction Co., L.P. (Reso 23-2008)

The Public Hearing opened at 7:17 p.m. City Planner Kush introduced the item and Associate Planner McMurray presented the staff report utilizing a Powerpoint presentation.

PUBLIC SPEAKERS:

In Support:

- ♦ Ricardo Grabhorn, Grabhorn Engineering for Cameron Brothers, available for questions
- ♦ Steven Boehmer and John Cameron, Cameron Brothers

Neutral:

- ♦ Kathy Roberts, President of the Homeowners Association of Cameron Mobile Estates
- ♦ Pat Fabian, Homeowners Association of Cameron Mobile Estates
- ♦ Nancy Denton, Homeowners Association of Cameron Mobile Estates

Opposed:

- ♦ Judy Foiles, Cameron Mobile Estate Resident
- ♦ Betty Gandy, Cameron Mobile Estate Resident
- ♦ Art Hallman, Cameron Mobile Estate Resident

During lengthy discussion, concerns with maintenance, parking, and electrical issues were raised. Council Member Jones requested that staff find out the outcome of the electrical issue from the State. City Attorney Hagerty, City Engineer Cresswell, and Fire Chief Rottenberg answered Council's questions.

ACTION: On motion of Council Member Dale, seconded by Council Member Minto, staff was directed to have the Cameron Mobile Estates maintenance issues placed on a future Manufactured Home Fair Practices Commission agenda with all voting aye, except Mayor Voepel and Vice Mayor Ryan who were absent.

Council Members were concerned with the age of the mobile homes being put into the new spaces. Mr. Grabhorn consulted with the applicant and reported that he would be agreeable with an added condition that the mobile homes be manufactured in 2000 or later.

ACTION: On motion of Council Member Minto, seconded by Council Member Jones, the Public Hearing was closed at 8:37 p.m. and the amended resolution approving Conditional Use Permit 68-11 Major Revision #2 with the condition that all mobile homes located on the 25 new mobile home spaces be manufactured in 2000 or later was adopted with all voting aye, except Mayor Voepel and Vice Mayor Ryan who were absent.

3. ORDINANCES (First Reading): None

4. CITY COUNCIL REPORTS:

(A) Appointment of Member to the Santee Park and Recreation Committee (SPARC). (Voepel)

Council Member Dale reported that the Mayor's recommendation was to move First Alternate Don Preis to Member, move Second Alternate Maria Lenhoff to First Alternate, and appoint Jay Renard to be Second Alternate.

ACTION: On motion of Council Member Minto, seconded by Council Member Dale, Mayor Voepel's recommendation was confirmed with all voting aye, except Mayor Voepel and Vice Mayor Ryan who were absent.

5. CONTINUED BUSINESS: None

6. NEW BUSINESS: None

7. COMMUNICATION FROM THE PUBLIC:

(A) Jim Montague thanked Council and staff for all their work in helping mobile home park residents stay in their homes and congratulated the City for a tentative win for a motion for summary judgment.

- (B) Mark Mathews announced that the Global Human Rights Torch Relay would be entering San Diego on May 3, 2008. He asked for Mayor and Council's support of the relay.
- (C) John Ferri thanked Council and staff for their assistance in obtaining permission from other regulatory agencies to clean and clear property near his home.

8. CITY MANAGER REPORTS: None

9. COMMUNITY DEVELOPMENT COMMISSION:
(Note: Minutes appear as Item 1B)

10. SANTEE PUBLIC FINANCING AUTHORITY:
(Note: Minutes appear as Item 1B)

11. CITY ATTORNEY REPORTS: None

12. CLOSED SESSION: None

13. ADJOURNMENT:

There being no further business, the meeting was adjourned in memory of Specialist Tenzin L. Samten at 8:47 p.m.

Date Approved: May 14, 2008

/s/Linda A. Troyan
Linda Troyan, Commission Secretary
and for Authority Secretary Keith Till